



**CITY OF COVINA
PLANNING COMMISSION AGENDA
REGULAR MEETING, TUESDAY, MAY 11, 2021
COUNCIL CHAMBER, CITY HALL
125 EAST COLLEGE STREET
7:00 P.M.**

PLEASE NOTE: THOSE WHO WISH TO ADDRESS THE PLANNING COMMISSION ON ANY ITEM ARE REQUESTED TO EMAIL PLANNING@COVINACA.GOV PRIOR TO THE ITEM BEING CALLED. THE PURPOSE OF THIS IS TO ENSURE THAT YOUR NAME AND ADDRESS ARE CORRECTLY IDENTIFIED IN THE MINUTES OF THE PLANNING COMMISSION.

CALL TO ORDER

- A. Pledge of Allegiance.
- B. Roll Call of Commissioners:
- C. Amendments to the Agenda.

PUBLIC COMMENTS

Citizens wishing to address the Commission on any matter **not** on the agenda may do so at this time. Citizens wishing to be heard on any matter on the agenda, please wait until that point on the agenda. **Please keep your comments to five minutes or less and try not to be repetitive.** Under the provisions of the Brown Act, the Commission is prohibited from taking action on oral requests but may refer the matter to staff or to a subsequent meeting.

CONSENT CALENDAR

All matters listed under the Consent Calendar are considered routine and will be enacted by one motion. There will be no separate discussion on these items prior to the time the Planning Commission votes on them, unless a member of the Planning Commission requests that a specific item be removed from the Consent Calendar for discussion.

- 1. Approval of Minutes of Regular Meeting of April 27, 2021.

CONTINUED PUBLIC HEARING

None

PUBLIC HEARING

- 1. **Application for Conditional Use Permit (CUP) 21-020**, a request to establish a shared-space commercial use within a 2,830-square foot tenant space in the "C-3A Regional or Community Shopping Center" commercial zone at 1055 W. San Bernardino Rd. (APN: 8434-001-026)

Staff Recommendation: Staff recommends that the Planning Commission approve Conditional Use Permit (CUP) 21-020 through the adoption of Resolution No. 21-008 PC with conditions.

CONTINUED BUSINESS

None.

NEW BUSINESS

1. **Tentative Tract Map (TTM) 73662 and Site Plan Review (SPR) 15-021 Time Extension:**
A request for a one-year time extension for a previously approved mixed-use development within the Covina Town Center Specific Plan (CTCSP) F.A.I.R Zone, located at 155 E. San Bernardino Road - APN: 8430-024-012.

Staff Recommendation: Staff recommends that the Planning Commission approve a one-year time extension for Tentative Tract Map (TTM) 73662 and Site Plan Review (SPR) 15-021 by approving Resolution No. 2021-009 PC subject to the Conditions of Approval contained in Resolution CC 18-67.

GENERAL MATTERS

None.

ADMINISTRATIVE ITEMS

None.

ADJOURNMENT

Adjourn to a regular meeting of the Planning Commission at 7:00 p.m. on May 27, 2021 in the Council Chamber of Covina City Hall.

I, Brian K. Lee, Director of Community Development for the City of Covina, or his designee, hereby declare that a true and accurate copy of the forgoing agenda was posted on April 22, 2021 near the front entrance of City Hall, 125 East College Street, Covina, and on the City's official Internet Website, in accordance with Governmental Code Section 54954.2(a.)

Additional information on any agenda item can be obtained by contacting the Planning Division at 125 East College Street, Covina, or by telephoning (626) 384-5450.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, you should contact the Planning Division office at (626) 384-5450 or the California Relay Service. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to assure accessibility to this meeting.